

060.0

0006

0016.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

Total Card / Total Parcel

1,118,500 / 1,118,500

1,118,500 / 1,118,500

ASSESSED: 1,118,500 / 1,118,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
157		LOWELL ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: FREEDBERG ALEXIS &	
Owner 2: LIMOUZE JOHN	
Owner 3:	

Street 1: 157 LOWELL STREET

Street 2:

Twn/Cty: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: STEVENS ROBERT G & ALISON B -

Owner 2: -

Street 1: 157 LOWELL STREET

Twn/Cty: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .19 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1830, having primarily Clapboard Exterior and 2942 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 12 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		8272		Sq. Ft.	Site		0	70.	0.81	6									467,714						467,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	8272.000	650,800		467,700	1,118,500		40164
							GIS Ref
							GIS Ref
							Insp Date
							10/26/18

PREVIOUS ASSESSMENT								Parcel ID	060.0-0006-0016.0		!5286!	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	650,800	0	8,272.	467,700	1,118,500		Year end	12/23/2021		
2021	101	FV	632,600	0	8,272.	467,700	1,100,300		Year End Roll	12/10/2020		
2020	101	FV	632,600	0	8,272.	467,700	1,100,300	1,100,300	Year End Roll	12/18/2019		
2019	101	FV	471,800	0	8,272.	461,000	932,800	932,800	Year End Roll	1/3/2019		
2018	101	FV	471,800	0	8,272.	354,100	825,900	825,900	Year End Roll	12/20/2017		
2017	101	FV	471,800	0	8,272.	334,100	805,900	805,900	Year End Roll	1/3/2017		
2016	101	FV	471,800	0	8,272.	307,400	779,200	779,200	Year End	1/4/2016		
2015	101	FV	439,100	0	8,272.	287,300	726,400	726,400	Year End Roll	12/11/2014		

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	5286
STEVENS ROBERT	60128-17		9/28/2012		800,000	No	No				
DOLAN SARA Q/DA	47865-43		7/25/2006		790,000	No	No				
WARNOCK LINDA J	46824-228		1/13/2006		675,000	No	No				
WARNOCK GERTRUD	31455-531		5/31/2000	Family		1	No	No	4		
	7607-72		1/1/1901			No	No		N		

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
11/22/2016	1434	Heat App	6,000	C					10/26/2018	MEAS&NOTICE	CC	Chris C					
5/29/2007	388	Manual	6,661	C		G8	GR FY08	rear deck	12/30/2008	Meas/Inspect	294	PATRIOT					
2/21/2006	110	Porch	7,500			G8	GR FY08		11/16/2006	MLS	MM	Mary M					
1/31/2006	60	Redo Kit	75,000			G8	GR FY08	& ADD 2 1/2 BTHS /	7/21/2006	Permit Visit	BR	B Rossignol					
									1/13/2000	Mailer Sent							
									1/11/2000	Measured	163	PATRIOT					
									7/27/1993		AJS						

Sign: VERIFICATION OF VISIT NOT DATA / / /



Patriot Properties Inc.

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type:	15 - Old Style			Full Bath:	3	Rating: Very Good		SUBDIV PLAN 939 OF 7-25-2006 & PLAN 656 OF 6-26-2007 TRANSF 8,198 SFT TO CREATE 151 LOWELL ST.						TQS	13						
Sty Ht:	2A - 2 Sty +Attic			A Bath:		Rating:								FFL							
(Liv) Units:	1	Total: 1		3/4 Bath:		Rating:								BMT	12	WDK 12 (156)					
Foundation:	3 - BrickorStone			A 3QBth:		Rating:								(192)							
Frame:	1 - Wood			1/2 Bath:	1	Rating: Very Good								16	10						
Prime Wall:	2 - Clapboard			A HBth:		Rating:															
Sec Wall:		%		OthrFix:		Rating:															
Roof Struct:	1 - Gable			OTHER FEATURES																	
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating: Very Good		1st Res Grid Desc: Line 1 # Units 1													
Color:	GREEN			A Kits:		Rating:								Level	FY LR DR D K FR RR BR FB HB L O						
View / Desir:				Frl:		Rating:								Other							
GENERAL INFORMATION				WSFlue:		Rating:								Upper							
Grade:	B- - Good (-)			CONDOS INFORMATION										Lvl 2							
Year Blt:	1830	Eff Yr Blt:		Location:										Lvl 1							
Alt LUC:		Alt %:		Total Units:										Lower							
Jurisdct:		Fact: .		Floor:										Totals	RMs: 12 BRs: 4 Baths: 3 HB 1						
Const Mod:				% Own:																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING						RES BREAKDOWN							
Avg Ht/FL:	STD			Phys Cond: VG - Very Good	4.6 %			Exterior:						No Unit	RMS	BRS	FL				
Prim Int Wal	2 - Plaster			Functional:				Interior:						1	12	4					
Sec Int Wall:		%		Economic:																	
Partition:	T - Typical			Special:										Additions:							
Prim Floors:	3 - Hardwood			Override:										Kitchen:							
Sec Floors:		%		Total:	4.6 %									Baths:							
Bsmnt Flr:	12 - Concrete			CALC SUMMARY										Plumbing:							
Subfloor:				Basic \$ / SQ:	135.00									Electric:							
Bsmnt Gar:				Size Adj.: 1.22819376										Heating:							
Electric:	3 - Typical			Const Adj.: 0.99989998										General:							
Insulation:	2 - Typical			Adj \$ / SQ: 165.790										Totals	1	12	4				
Int vs Ext:	S			Other Features: 130032																	
Heat Fuel:	2 - Gas			Grade Factor: 1.21																	
Heat Type:	3 - Forced H/W			NBHD Inf: 1.00000000																	
# Heat Sys:	1			NBHD Mod:																	
% Heated:	100	% AC: 100		LUC Factor: 1.00																	
Solar HW:	NO	Central Vac: NO		Adj Total: 682232																	
% Com Wal		% Sprinkled		Depreciation: 31383																	
				Deprecated Total: 650849																	
MOBILE HOME				WtAv\$/SQ:		AvRate:		Ind.Val:													
Make:		Model:																			
SPEC FEATURES/YARD ITEMS				Serial #:				Year:		Color:											
PARCEL ID 060.0-0006-0016.0																IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:																				
	Total Special Features:																				
	Total:																				